



DEVELOPMENT PLANS APPLICATION

File Number: _____ (to be filled in by City Staff) **Parcel #:** _____

Project Name: _____

Project Address: _____

Description of project: _____

Applicant Name: _____

Applicant Address: _____

Applicant Email: _____

Applicant Phone Number: _____ **Fax Number:** _____

_____ affirms that he is/ she is/ they are the owners/
specifically authorized agent of the property located at: _____

_____ petitions the City of Fayetteville Planning and Zoning
Commission to consider the proposed site development plans located in a _____ Zoning
district.

The applicant tenders herewith the sum of **\$400.00** to cover the expenses of staff
administrative review, advertising, and public hearings.

☐ **Date Paid:** _____

☐ **Signature of the Applicant:** _____

☐ **Notary Public:** _____

Does the proposed use consist of a restaurant facility? (Yes / No)

If so, do you plan to serve alcohol? (Yes / No) If you plan to serve alcohol, what is the distance
from the nearest church _____ school _____ residence _____ as measured
following the guidelines set forth in Section 10-34 of the Fayetteville code of ordinances.

Public hearing is to be held on _____ at 7:00 p.m. at City Hall located at: 240 South
Glynn Street, Fayetteville, GA 30214

Staff Signature: _____

Date: _____

P&Z Work Session: _____

P&Z Voting Meeting: _____

- ◆ *Applications will not be considered complete until all items have been supplied. **Incomplete applications will NOT be placed on the Planning & Zoning Commission agenda and will be returned to the applicant.***
- ◆ *All items must be reviewed and approved by Staff & must be in compliance with current City Ordinances.*
- ◆ *The City shall have five business days in order check applications for completeness.*

APPLICATION/CHECKLIST

*All items must be submitted by **12:00 noon on the day of the deadline.** Return this APPLICATION/CHECKLIST with submittal. Incomplete submittals will not be reviewed.*

- ☒ **Eight (8) black line copies of the development site plan and elevations for departmental review.** To include:
 - Vicinity map showing project location, north arrow, graphic scale & date
 - Property boundary lines, with bearings & distances
 - Existing roads, streets, highways, & respective r-o-w widths on or adjacent to property
 - Existing drainage ditches, canals, water courses, and drainage easements on or adjacent to the property
 - Existing buildings, structures, and facilities on development property and adjacent property
 - All existing utility lines on or adjacent to the property
 - Adjacent property land uses, zoning and property owner names
- ☒ **Ten (10) 11"x 17" copies of the site plan & all four sides color elevations for Commission review.**
- ☒ TIFF of JPEG file of site plan & Color elevations
- ☒ Narrative describing nature & scope of project
- ☒ Wetlands boundary determination & certification (USACofE)
- ☒ Topographic Survey, drainage plan and stormwater runoff calculations
- ☒ Grading & utility plan, including:
- ☒ Final design & layout of underground electric, telephone, gas & cable TV utility lines
- ☒ Soil erosion & sediment control plan, including:
- ☒ Detail sheets for soil erosion & sediment control facilities, stormwater management facilities and utility profiles
- ☒ Material Samples
- ☒ Storm water Management Plan, showing downstream impact & final disposition of water
- ☒ CAD/GIS Data Submission Standards
- ☒ Tree Protection Plan (TPP) including:
 - Tree survey & identified trees requested for removal
 - Tree protection zones and proposed tree protection methods
 - Tree planting & replacement plan
 - Name, registration & contact info for responsible professional
- ☒ Lighting Plan, conforming to the provisions of Sec. 94-322
- ☒ Existing & proposed fire hydrant locations
- ☒ Proposed access to existing roads, circulation routes, parking space layout & dimensions
- ☒ Proposed setbacks, buffers, open spaces areas & landscaped areas
- ☒ Final water supply & sewage disposal plans
- ☒ Letters of capability & commitment to serve water, sewer, electric, telephone, & cable TV from the affected agencies
- ☒ DNR permits & approvals
- ☒ DOT encroachment permit
- ☒ Fire safety standards approval by Fire Official
- ☒ Mainstreet Director's certification of compliance (for projects within Mainstreet District)
- ☒ Other applicable agency permits or approvals listed below:

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